

TOWN OF EGREMONT, MASSACHUSETTS
MEETING OF THE SELECT BOARD
MINUTES

Date: July 23, 2018
Time: 6:00pm
Place: Town Hall
Egremont

Present at the table were Chairman Turner, Vice-Chairman McGurn, Selectman Brazie.

Others present: June Wolfe, Lucinda Vermeulen, Eileen Vining, Attorney Peter Puciloski, Jane Barnard, Marcia Arland, Stephanie James, Richard Allen, Don Pulver, Bruce Bernstein.

June Wolfe, Housing Director for Construct, Inc., gave a presentation on the proposal before the Board to move two homes from Great Barrington to the Town Hall property to be renovated into up to 4 affordable housing units. It was agreed during the walk through of the property to use the flat area up by the Transfer Station driveway.

In a continuation of the July 19 meeting, June laid out the time schedule for all the needs to be done to get the homes in placed by November, 2018. The first step is to file the Local Initiative Program Application to begin the Chapter 40B process.

There are 3 ways this project could move forward:

- 1) Town own. Contract management. Sell later for property tax revenue and to pay back loans and tax dollars Apply for grant funds, loans, town appropriations. Construct feels this is not realistic.
- 2) Deed land to Construct. They have full funding. They can sell or rent. Requires compliance with all bid laws.
- 3) Form a Town of Egremont/Construct, Inc. Partnership to get through the construction period. Later Town can sell them to pay back Construct, etc. Attorney Puciloski explained that the liabilities would be split, there is less risk, it comes with Construct's expertise, and is the fastest route.

The Board voted unanimously to move forward with option 3.

A letter of support for the Board to sign will be drafted by June. A partnership agreement will be drafted by the Attorney Puciloski. The Town will also need to request a waiver of appraisal. Construction will do all the work to get the housing completed.

The Board will form a Housing Committee that may morph into a Housing Authority later.

The current plan is to construct foundations with garden walk outs for accessible units that would be open to older people.

Meeting adjourned at 6:56pm.

Mary Brazie,
Office Administrator

minutes.18/jul23affhsg

The recording of the minutes is on record at the Town Hall for 90 days. Anyone who wishes to may obtain a copy or listen to the recording at Town Hall. Attachments are on file at Town Hall.